PREPARED BY (AND RETURN TO):

BOOK 9890 PG 757

WILKINS & IVEY
Attorneys At Law
2405 Crestmoor Road; P.O. Box 150157
Nashville, Tennessee 37215-0157
Ph. (615) 298-3312 - Fax. 292-8746

W & I Ref: (kd) Title No: 36807
Dav. Co. File: Box 8

ADDRESS NEW OWNER:	RESPONSIBLE FOR TAX PAYMENT:
Cindy S. Wedel 756 Newberry Road Nashville, Tennessee 37205	Chemical Residential Mortgage Corporation 200 Old Wilson Bridge Road Worthington, Ohio 43085

TAX MAP-PARCEL NUMBERS: 102-15-32

WARRANTY DEED

FOR AND IN CONSIDERATION of the sum of Ten Dollars, cash in hand paid by the hereinafter named Grantee, and other good and valuable consideration, the receipt of which is hereby acknowledged, the undersigned **Ann F. Hartson, unmarried,** hereinafter called the **Grantor**, has bargained and sold, and by these presents does hereby transfer and convey unto **Cindy S. Wedel, unmarried,** hereinafter called the **Grantee**, Grantee's heirs and assigns, all her right, title and interest in that certain tract or parcel of land in Davidson County, Tennessee, described as follows: **To Wit:**

LAND in Davidson County, Tennessee, being Lot No. 217 on the plan of Brookmeade, Section VI, of record in Book 2331, Pages 3 and 4, Register's Office for said County.

SAID Lot No. 217 fronts 140.0 feet on the southerly margin of Newberry Road and extends back 360.0 feet on the easterly line and 196.7 feet on the westerly line to a dead line in the rear, measuring 216.30 feet thereon.

This conveyance is subject to any and all matters shown on the herein referenced Plan of record in said Register's Office.

BEING the same property conveyed to Cindy S. Wedel and Ann F. Hartson, both unmarried, as joint tenants with right of survivorship, by deed from Kristine K. Kish, unmarried, of record in Book 8244, Page 479, Register's Office for Davidson County, Tennessee.

It is understood and agreed that part of the consideration for the transfer of the described property is the agreement of the Grantee to assume the unpaid principal balance of a note secured by a first mortgage deed of trust to Atlantic Coast Morgage Company, of record in Book 8937, Page 87, assignment of said deed of trust to Chemical Mortgage Company of Tennessee of record in Book 9121, Page 772, Register's Office; and that the escrow account held by the mortgagee in connection with said loan is hereby transferred to the said Grantee.

This is improved property, known as: 756 Newberry Road, Nashville, Tennessee 37205

TO HAVE AND TO HOLD the said tract or parcel of land, with the appurtenances, estate, title and interest thereto belonging to the said Grantee, Grantee's heirs or assigns, forever.

GRANTOR COVENANTS with the said Grantee that Grantor is lawfully seised and

possessed of said land in fee simple, has a good right to convey it, and the same is unencumbered, unless otherwise herein set out.

BOOK 9890 PG 758

GRANTOR FURTHER COVENANTS and binds Grantor, Grantor's heirs and representatives, to warrant and forever defend the title to the said land to the said Grantee, Grantee's heirs and assigns, against the lawful claims of all persons whomsoever.

WITNESS THE EXECUTION HEREOF this 12th day of December, 1995.

Ann F. Hartson

Ann F. Hartson

State of Tennessee
County of Davidson

On this 12th day of December, 1995, before me the undersigned authority, personally appeared **Ann F. Hartson**, to me known (or proved to me on the basis of satisfactory evidence) to be the person(s) described in and who executed the foregoing instrument, and acknowledged the execution as a free act and deed.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

My Commission Expires: _____

Notary Public

State of Tennessee
County of Davidson

AFFIDAVIT

The undersigned declares under oath that the actual consideration or value, whichever is greater, for this transfer is: $ 5,000.00.

Cindy S. Weed 12-12-95

Affiant

Sworn and subscribed before me on the 12th day of December, 1995.

CHRISTY WILKINS IVEY NOTARY PUBLIC AT LARGE DAVIDSON COUNTY, TENN. My Commission Expires 9/18/99

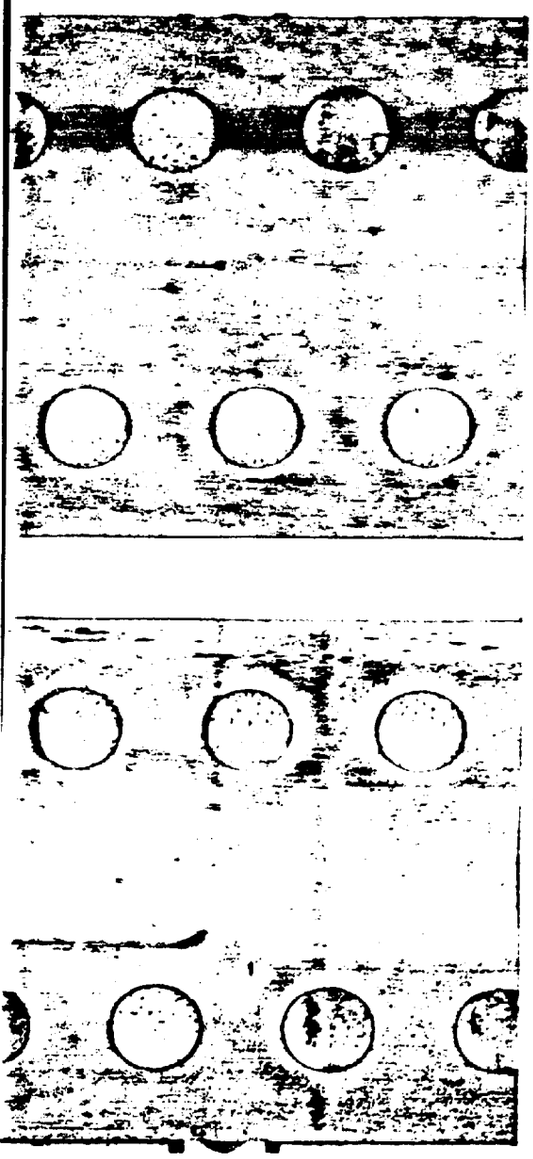
My Commission Expires: _____

Notary Public

0132792
IDENTIFICATION REFERENCE

95 DEC 18 PM 12:53
FELIX A. ... REGISTER
DAVIDSON COUNTY, TN.

1995 12/18 0101 03CHECK 27.50



OFFICIAL RECEIPT
FELIX Z. WILSON, II
REGISTER OF DAVIDSON COUNTY
NASHVILLE, TENNESSEE

RECEIVED OF _____

FOR _____

BOOK 9890 PG 759

CO - CONVEYANCE	CC - CERTIFIED COPY	MISC - MISCELLANEOUS
MO - MORTGAGE	REL - RELEASE	CO TX - STATE TAX CONVEY
WD - WARRANTY DEED	UCC - UNIFORM COMMERCIAL CODE	MO TX - STATE TAX MORT
TD - TRUST DEED		PRFEE - PROBATE FEE

DATE	SYMBOL	VALUATION	TAX AND FEES	TOTAL PAID

DAMT 5000.00
CON TX 13.50
PRFEE 1.00
WDEED 3.00
TOTAL 27.50
CHECK 27.50

12/18/95 01 12:56 0001 9095

RECEIPT IS NOT VALID UNTIL CHECK IS PAID BY BANK

0132792
IDENTIFICATION REFERENCE

95 DEC 18 P1 12:53
FELIX Z. WILSON, REGISTER
DAVIDSON COUNTY, TN.

No. 987530